

REGULAR MEETING
November 8, 2012

The Wethersfield Town Council held a meeting on Thursday, November 8, 2012 at 7:00 p.m. in the Council Chambers, 505 Silas Deane Highway, Wethersfield.

Present: Councilors Drake, Hurley, Kotkin, Manousos, McAlister, Montinieri, Roberts, Deputy Mayor Console, and Chairperson Hemmann.

Also present: Jeff Bridges, Town Manager, RaeAnn Palmer, Assistant Town Manager and Dolores G. Sassano, Town Clerk; also: Labor Attorney Ken Plumb.

Town Clerk Sassano led the pledge of allegiance to the flag.

PROCLAMATIONS

None

GENERAL COMMENTS

Chairperson Hemmann stated that the general comments will be on Wilkus Farmhouse and Barns;

All 18 letters submitted are included in the addendum.

There were numerous comments concerning the sale and use of Wilkus Farm House and Barns situated on approximately two acres of 88 acres previously purchased by the Town of Wethersfield after a referendum vote, in 2009.

Those residents speaking in favor keeping the Wilkus Farm House and Barn as a farm were:

Ingrid Boelhouwer, 359 Pine Lane
Judith Reynolds, 404 Ridge Road
Eileen Candels, 106 Windmill Road
Rick Doran, 223 Main Street
Andrew Adil, 944 Ridge Road
Amy Wittorff, 17 Center Street and Director of Historical Society
Gus Colantonio, 16 Morrison Avenue
Joel Wagner, 203 Clearfield Road
Ryan Jordan, 23 Burwood Road
Patrick Griffin, 106 Windmill Hill Road
Sue Skehan, 105 Straddle Hill

Those residents speaking in favor of the proposal from builder Drisdelle for swapping the farmland for his recently purchased property on 214 Goff Rd were:

Linda Rourke, 63 Crest Street
William Graver, 63 Round Hill Road
Salvatore & Vicki Marino, read by Anthony Battaglio

Some residents were also in favor of selling the farm house and barns and keeping 214 Goff Rd as open space.

There were residents in favor of two plans submitted during the Bid but not presented to Town Council as viable options. Both were addressed during the meeting:

Paul Golino, 25 Farmingdale Rd suggested putting in soccer fields for the kids to enjoy.

Mark Console, 695 Wells Road, spoke about his proposal and asked why it was not included in those forwarded to the Town Council. It was the 2nd highest bid and he did have a farmer and family ready to move onto the property to redo the homestead.

Other comments:

Chris Griffin, 52 Desmond Drive, does not like agricultural use of land in private hands as there is no guarantee they will not change it in the future.

Robert Young, 20 Coppermill Road, never thought the Town should have purchased it. He told the Town Council their business is to run the Town, not buy and sell property.

Tracey McDougall, 45 Nott St, Board of Education member, supports the Nowak proposal.

Bob Pulford, 23 Grandview Terrace, Nowak proposal seems to fit

Jim Woodworth, 5 River Rd, supports the Nowak proposal

T. William Knapp, 171 Collier Rd, former Chief of Police, favors the Nowak, highest bid, and surrendering development rights to the town

Joan Biagioni, 217 Goff Rd, hoping that people who want to save the farm, value land as much as we do and would like to see the swapping of 214 Goff Rd for 138 Willow Street

James Clynych, 903 Ridge Rd, people sometimes lose vision of Referendum, knocking down the house is not an option.

Steven Kelly, 29 Old Smithy La, Council has to know where members of the public stand

Letters received are in the addendum. They were received by e-mail, hand delivered or dropped off to the Manager's or Clerk's office.

Regular public comments:

Gus Colantonio, 16 Morrison Ave, spoke of the accident report, from January 1, 2009 ending in 2012, which showed no accidents.

Robert Young, 20 Coppermill Rd would rather be discussing the General Fund, with 65M sitting there. He asked who would buy his house and pay his taxes. He feels he is paying for the contracts made by this and past Councils.

Jim Woodworth, 5 River Rd, during the Cornfest, he joined others for a wonderful bike ride in the Meadows; they were harvesting beans, chipping corn and baling hay. Hay provides food for horses.

Ginger Smith, of Morrison Avenue, spoke of the traffic on the street from Wolcott Hill Rd and how quickly it moves down to Silas Deane.

COUNCIL REPORTS none were reported

COUNCIL COMMENTS

Deputy Mayor Console mentioned they were working on a Public Safety Meeting to discuss a few issues, including the accident in front of Bliss Market.

Councilor McAlister commented that if cars were going fast down Morrison Avenue they should look into using a raised intersection to slow traffic down. He knows other states use it.

Councilor Kotkin complemented the physical services staff for removing debris and leaves and for quickly changing the trucks to snow plows to clean the roads. He asked the manager to speak to the leaf pickup and how it was impacted.

Manager Bridges stated that by the weekend they will be back to the leaf schedule. They are sticking to the previously posted leaf pickup schedule.

Councilor Roberts attended the promotional ceremony of Lieutenant Mitney on Election Day.

Manager Bridges said he will speak to Chief Cetran on enforcing the speed limit on Morrison Avenue.

TOWN MANAGER'S REPORT

Town Manager Bridges read 6 letters he received from residents concerning the bids for the Wilkus farmhouse and barns. They were from the following people:

Ballou Tooker 65 Harmund Pl, supports Nowak farm proposal

Betty Rosania, Former Mayor, 88 Desmond Dr., supports Nowak farm proposal

Abigail Flynn, 22 Farms Village Rd, opposes development of 214 Goff Rd

Elizabeth Cole, Ed.D., Director of CREC Soundbridge, against blasting as the Goff Rd property is located close to Soundbridge, which would impact the children with hearing loss as well as the physical building. She supports the land swap with Wilkus Farm property.

Jan and Peter Mirabelli, 195 Goff Road would like to see 214 Goff Rd preserved or with just 1 house, 138 Willow St is better served with 6 homes in another plan.

Lisa Mirabelli, 16 Willow St. supports swapping the property at Willow St for that of 214 Goff Road.

TOWN CLERK'S REPORT

Town Clerk Sassano read letters received from 12 others.

Jamie Rogalski, 32 Churchill Rd, accepting proposal from Richard Nowak

John M. Oblak, 60 Farms Village Rd, conditionally supports RJD trade for 214 Goff Rd; easements, imposed by Planning & Zoning Commission would apply to subsequent owners of 214 Goff Rd.; expects the Town to abide by it also if they assume ownership of it.

Marie Poland, 104 Forest Drive urged accepting the swap proposed by RJD and Mr. Drisdelle

Maria Nogueira, 88 Goff Rd, urged accepting the exchange of property offered by Mr. Drisdelle

L. Lattarulo, 225 Goff Rd, more beneficial to exchange the property on Goff Rd for Wilkus

Kyle Haven & Neil Gordon, 712 Nott St, concerns with changing character of surrounding neighborhoods, blasting and offered 3 alternates: 1. Town purchase 214 Goff Rd, for open space
2. Put it up for sale as single home and garage
3. an exchange for the 1.8 acres on Willow St, but this pleases them least.

Donna Weinstein, 15 Penwood Lane, opportunity to build on Wilkus Farm makes much more sense than develop 214 Goff Rd, wildlife, trees are irreplaceable and they wouldn't have to blast.

Lora Klementon, board member for Wethersfield George D. Ritchie Soccer Club proposal of much needed soccer fields on an approved part of the property. They have over 1000 members, offer free clinics on goalie, coaching and teams. Their proposal would allow for the rest of the property to be leased and maintained by their soccer club to create soccer fields for public use, recreation and for their club.

Gail Griffin, 52 Desmond Dr, against the blasting and supports swapping of 214 Goff for Wilkus farm.

Michael Ferrante, feels Mr. Nowak proposal is most compelling.

Peter Susca, 52 Hawthron Way, believes the town as a responsibility to allow Mr. Nowak to purchase the property.

Judy Parker, 366 Pine Ln. Former Deputy Mayor, votes for Mr. Nowak proposal.

COUNCIL ACTION

Deputy Mayor Console moved **“TO ACCEPT THE RESIGNATIONS OF WAYNE L. URBANSKI, 46 MARMOR COURT EFFECTIVE 7-1-12 TO 6-30-14 AND JANE HELEN ROSS, 80 SAXON ROAD, FROM THE SENIOR CITIZEN ADVISORY COMMITTEE EFFECTIVE 7-1-12 TO 6-30-14”**, seconded by Councilor Hurley.

All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

Councilor Montinieri moved **“TO APPOINT DANIEL CAMILLIERE, 60 OLD COMMON ROAD, TO THE YOUTH ADVISORY BOARD EFFECTIVE 11-7-12 TO 6-30-13”**, seconded by Councilor Hurley.

All Councilors present, including the Chairperson voted AYE. The motion passed 8-0-1 (Console).

Deputy Mayor Console moved **“TO AUTHORIZE THE TOWN MANAGER TO EXECUTE AMENDMENTS TO THE ENERGY-EFFICIENT LIGHTING PROGRAM AGREEMENTS TO ADD ADDITIONAL REPLACEMENT LIGHTING”** seconded by Councilor Manousos.

All Councilors present, including the Chairperson voted AYE. The motion passed 8-0-1(Console).

Deputy Mayor Console moved **“TO APPROVE THE SCHEDULE OF TOWN COUNCIL MEETING DATES FOR 2013”** seconded by Councilor Hurley.

All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0

Deputy Mayor Console moved **“TO APPROVE THE COLLECTIVE BARGAINING AGREEMENTS BETWEEN THE TOWN OF WETHERSFIELD AND UE LOCAL 222, CILU #S 81-4081 & 4082 EFFECTIVE JULY 1, 2012”** [supervisory and non supervisory library unions] seconded by Councilor Drake.

All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0

OTHER BUSINESS None

BIDS None

ORDINANCES, RESOLUTIONS, APPOINTMENTS FOR INTRODUCTION

None

MINUTES

Deputy Mayor Console moved **“TO APPROVE THE REGULAR MEETING MINUTES OF October 15, 2012”** seconded by Councilor Manousos as amended on page 9 to state Councilor *Manousos* reported on EDIC.

All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

Councilor Hurley moved **“TO APPROVE THE SPECIAL MEETING MINUTES OF October 15, 2012”** seconded by Councilor Kotkin. It was later moved by Councilor Roberts, seconded by Councilor Kotkin to **TABLE**.

All Councilors present, including the Chairperson voted AYE to TABLE, to check to see if they were all in attendance. The motion passed 9-0-0.

Councilor Hurley moved **“TO APPROVE THE SPECIAL MEETING MINUTES OF October 22, 2012”** seconded by Councilor Manousos.

All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0

Deputy Mayor Console moved **“TO APPROVE THE REGULAR MEETING MINUTES OF October 31, 2012”** seconded by Councilor Drake.

All Councilors present, including the Chairperson voted AYE. The motion passed 7-0-2 (McAlister and Hurley.)

Public comment

James Clynych, 903 Ridge Rd thought tonight’s meeting sounded like residents all had a case of NIMBY. He disagrees that the property is not used. It is.

T. William Knapp thanked the Town Council, he appreciates their time. Also he thought the general public was unaware that the house and barns could always be sold as they were not part

of the monies from the Land for Public Giving grant. He also disagreed that the parcels were not being used. People are always pulled up near them, probably parking on the grass rather than the gravel areas not yet completed. Also spoke to the amount Drisdelle Builders paid for 214 Goff Rd--\$170,000. Now they estimate its value at \$325,000, 91% return on their investment. This is what they now think its value is in the proposal. He mentioned a similar situation in Rocky Hill the Council should be aware of, Christopher Court. They paid \$600,000 for the property to build 6 homes and had to bring in roads and services. Goff Road is not suitable as open space.

Gus Colantonio, Morrison Ave, mentioned the use of speed bumps on Morrison Avenue which he was not in favor of using as they cost more and he didn't want them on Morrison Ave. He also discussed accidents on the street.

Joan Biagioni, Goff Rd, the speed limit is posted but cars continue to move faster. Also freedom of speech is important to her and does not think it is a case of "not in my backyard" as stated. Thinks the residents have spoken and all have concern for their properties.

Eileen Candels appreciates letters from residents, and she realizes the Council has a hard decision and hopes they resolve it.

Robert Young, 20 Coppermill Rd, stated they spend an enormous amount of time on this property and there are other serious business issues to take care of, like the contracts they offer. They will be coming due and are we going to be able to afford them.

ADJOURNMENT

At 9:35 p.m., Councilor McAlister moved **"TO ADJOURN TO EXECUTIVE SESSION"** seconded by Councilor Manousos to evaluate the Town Manager. All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

At 9:48 p.m., Councilor Montinieri motion to leave executive session, seconded by Councilor Kotkin.

All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

AT 9:49 p.m., Councilor Montinieri motion to leave executive session, seconded by Councilor Kotkin.

All Councilors present, including the Chairperson voted AYE. The motion passed 9-0-0.

Dolores G. Sassano
Town Clerk

Approved by Vote of Council
November 8, 2012